

**ITEMS RECEIVED AFTER THE PRODUCTION OF THE REPORT**  
**FOR THE PLANNING COMMITTEE**  
**TO BE HELD ON 6 SEPTEMBER 2018**

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<b>Page</b>	<b>Application</b>	<b>Location</b>	<b>Item No.</b>	<b>Description</b>
58	2016/00168/FUL	Knoll Cottage, 54 Cog Road, Sully	1.	Amendment to Plans condition 2
			2.	Additional comments from Sully Community Council
			3.	Additional comments from neighbours
81	2018/00782/FUL	Pancross Farm, Llancarfan	4.	Representation from neighbouring resident

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**MATTERS ARISING FOR COMMITTEE**

**COMMITTEE DATE : 6 September 2018**

<b>Application No.:</b> 2016/00168/FUL	<b>Case Officer:</b> Mr. I. Robinson
<b>Location:</b> Knoll Cottage, 54, Cog Road, Sully	
<b>Proposal:</b> Demolition of existing property, and proposed development of three detached dwellings	

**From: Case Officer**

**Summary of Comments: Amend condition 2 to the following (deletion of one plan reference):**

This consent shall only relate to the following plans and documents:

579/P/100B, 579/P/101A, 579/P/31, 579/P/32, 579/P/33, 579/P/34, 579/P/35 and 579/P/36.

The development shall be carried out in accordance with these details.

Reason:

To ensure a satisfactory form of development and for the avoidance of doubt as to the approved plans.

**Action required: Members to note**

## MATTERS ARISING FOR COMMITTEE

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COMMITTEE DATE : 6 September 2018

<b>Application No.:</b> 2016/00168/FUL	<b>Case Officer:</b> Mr. I. Robinson
<b>Location:</b> Knoll Cottage, 54, Cog Road, Sully	
<b>Proposal:</b> Demolition of existing property, and proposed development of three detached dwellings	

**From:** Sully Community Council

**Summary of Comments:**

*We as a Council strongly object to this planning application, on the grounds that it is an overdevelopment of the land and a threat to the local ecology.*

**Officer Response:** These issues are discussed in the report and other matters arising note.

**Action required:** Members to note.

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## MATTERS ARISING FOR COMMITTEE

COMMITTEE DATE : 6 September 2018

<b>Application No.:</b> 2016/00168/FUL	<b>Case Officer:</b> Mr. I. Robinson
<b>Location:</b> Knoll Cottage, 54, Cog Road, Sully <b>Proposal:</b> Demolition of existing property, and proposed development of three detached dwellings	

**From:** Various neighbours

**Summary of Comments:** Objections received on the following grounds (12 letters/emails and a letter from the residents of 5 properties):

- Adverse impact on highway safety
- Danger to pedestrians and cyclists
- Traffic generation
- Overdevelopment
- Disruption and noise.
- Loss of green space
- Impacts on wildlife e.g. bats, owls and hedgehogs.
- Adverse impact on neighbours
- Overlooking
- Adverse impact on security/ increased risk of burglaries.
- Loss of sea views.
- Adverse impact on the character of the area.
- Inadequate infrastructure in the village.
- Inadequate provision of hedges.
- Insufficient parking.
- Development would be overbearing.
- Noise, dust and pollution.
- Potential vermin at times of refuse collection.
- Devaluing properties
- Potential for the grounds not to be maintained.

**Officer Response:**

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## MATTERS ARISING FOR COMMITTEE

COMMITTEE DATE : 6 September 2018

<b>Application No.:</b> 2018/00782/FUL	<b>Case Officer:</b> Mr. Morgan P. Howell
<b>Location:</b> Pancross Farm, Llancarfan	
<b>Proposal:</b> Erection of agricultural building for dairy loose housing	

**From:**

Neighbour objection from 1, Cattwg Cottage, Pancross

**Summary of Comments:**

Pancross Farm is becoming overdeveloped and the latest application would result in additional noise and smells

**Officer Response:**

The development would not result in any increase to the farming activities but provide a building for the increased welfare requirements of sick cows at the site. As such, the development should not result in additional noise and smells and this has been addressed in report.

**Action required:**

No action required

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1 CATTWG COTTAGES,  
PANCROSS,  
LLANCFAN,  
BARRY,  
VALE OF GLAMORGAN.  
CF62 3AL

04 September 2018

Head of Planning,  
Vale of Glamorgan Council,  
Dock Office,  
Broad St,  
Barry.  
CF63 4RT

Dear Sirs,

**BARN – PANCROSS FARM – 2018/00782/FUL**

I write in connection with the above application.

Pancross farm is becoming over developed this latest application will result in additional noise and smells. We are at present woken up at night by noise from the ventilation plant adjacent the development site as well as workers moving the cows for milking at 3am.

I have always been a supporter of the farm but the situation is becoming unbearable now and we object to even more intensive development..

Unfortunately, no thought has been given over the years to the proper development of the farm resulting in a haphazard development and we are seeing the result of this now.

Yours faithfully



A.N.Renwick

Tel. Office  Home  Mobile 